

ZONING BOARD OF APPEALS MINUTES
August 20, 2015

CASE #	ADDRESS	DECISION	RECORD OF VOTE
V-009-15-16: To construct an 18' x 22' patio in the side yard of a single family dwelling, not meeting setback requirements.	81 Beckwith Terrace	Approved	4-0-0
V-010-15-16: To expand an existing driveway by 6', thereby creating a front yard parking area.	33 Morven Road	Approved on Condition	4-0-0
V-011-15-16: To legalize the change in use of non-residential floor area and 7 apartments to a total of 10 apartments, not meeting certain dwelling unit conversion standards.	17-19 Pullman Ave	Approved on Condition	4-0-0
V-012-15-16: To replace an existing detached sign with a new, approximately 7.3' x 5' internally lit detached sign, exceeding the size limitations and certain design standards.	905 Culver Rd	Approved on condition	4-0-0
V-008-15-16: To construct a grocery store (ALDI Food) not meeting certain setback, bulk and sign requirements and not meeting certain Citywide Design Guidelines.	235-245 N Winton Rd and 650-658 Blossom Rd	POSTPONED at the request of the applicant until the September 24, 2015 Hearing	

Zoning Board Members Present: D. O'Brien, J. O'Donnell, M. Tilton, R. Khaleel,
Absent: E. Van Dusen and D. Carr

DISTRIBUTION:

L. Warren	B. Muhammed	D. Algarin	H. Washington	A. Guzzetta	Zoning Staff
G. Kirkmire	V. Wehbring	T. Mann	J. Brennan	NSC Administrators	

CONDITIONS:

V-010-15-16 (33 Morven Rd)

The material used for the expansion must also be used to replace the existing driveway.

V-011-15-16 (17-19 Pullman Ave)

Changes to the pattern, size and materials of windows and siding must be undertaken, and landscaping provided in the rear of the building, all of which is to be approved by the Director of Planning and Zoning.

V-012-15-16 (905 Culver Rd)

The maximum height of the sign shall be 6'6" with top portion (white background) not to exceed 3'4" and the sign to be located 10' back from the front property line.